



# A G E N D A

## OCONEE COUNTY COUNCIL MEETING

Tuesday, December 6, 2011 ~ ~ 6:00 PM

Council Chambers, Oconee County Administrative Offices  
415 South Pine Street, Walhalla, SC 29891

1. **Call to Order**
2. **Extended Public Comment Session** (2 per day, 5 minute max. per scheduling request) *[None scheduled]*
3. **Public Comment Session/Agenda Items**
4. **Public Comment Session/Non Agenda Items** – time permitting  
*[Agenda & Non Agenda Items Combined both are limited to a total of forty (40) minutes, four (4) minutes per person.]*
5. **Council Member Comments** *[Directly following Public Comment Sessions (if applicable & time permits)]*

Council may take a brief recess (time permitting) prior to the Business portion of the meeting scheduled to begin at 6:30 p.m. or after Public Comment which over comes time.

6. **Moment of Silence**
7. **Pledge of Allegiance to the Flag of the United States of America**
8. **Approval of Minutes**  
November 15, 2011: Regular Meeting

9. **Public Hearing Regarding the Following Ordinances:**

**Ordinance 2011-18** "AN ORDINANCE TO AMEND THE OCONEE COUNTY ZONING ENABLING ORDINANCE, ORDINANCE 2007-18, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY, AS TO REZONE A SERIES OF PARCELS SPECIFIED HEREIN, AND TO RATIFY AND AFFIRM ALL OTHER PROVISIONS OF ORDINANCE 2007-18 NOT AMENDED OR MODIFIED HEREBY; AND OTHER MATTERS RELATING THERETO"  
*[Riverly Request]*

**Ordinance 2011-20** "AN ORDINANCE TO AMEND THE OCONEE COUNTY ZONING ENABLING ORDINANCE, ORDINANCE 2007-18, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY, AS TO REZONE A SERIES OF PARCELS SPECIFIED HEREIN, AND TO RATIFY AND AFFIRM ALL OTHER PROVISIONS OF ORDINANCE 2007-18 NOT AMENDED OR MODIFIED HEREBY; AND OTHER MATTERS RELATING THERETO"  
*[Moonlight Bay Request]*

**Ordinance 2011-22** "AN ORDINANCE TO AMEND THE OCONEE COUNTY ZONING ENABLING ORDINANCE, ORDINANCE 2007-18, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY, AS TO REZONE A SERIES OF PARCELS SPECIFIED HEREIN, AND TO RATIFY AND AFFIRM ALL OTHER PROVISIONS OF ORDINANCE 2007-18 NOT AMENDED OR MODIFIED HEREBY; AND OTHER MATTERS RELATING THERETO"  
*[Southern Hartwell Request]*

**Ordinance 2011-30** "A AN ORDINANCE AUTHORIZING THE TRANSFER OF CERTAIN OCONEE COUNTY REAL PROPERTY; AUTHORIZING THE EXECUTION AND DELIVERY OF A PURCHASE AND SALE AGREEMENT, LIMITED WARRANTY DEED, AND OTHER DOCUMENTS RELATED TO THE TRANSFER OF THE PROPERTY; AND OTHER MATTERS RELATED THERETO."

**Ordinance 2011-33** "AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A FEE IN LIEU OF TAX AGREEMENT BETWEEN OCONEE COUNTY, SOUTH CAROLINA AND BASE CORPORATION; THE GRANTING OF SPECIAL SOURCE REVENUE CREDIT; AND OTHER MATTERS RELATING THERETO INCLUDING, WITHOUT LIMITATION, PAYMENT OF A FEE IN LIEU OF TAXES"

10. **Consideration of the Following Ordinances:**

- Third & Final Reading of Ordinance 2011-18 *(Neville Request)* [text above]
- Third & Final Reading of Ordinance 2011-20 *(Moonlight Request)* [text above]
- Third & Final Reading of Ordinance 2011-22 *(Southern Hartwell Request)* [text above]
- Third & Final Reading of Ordinance 2011-30 [text above]
- Third & Final Reading of Ordinance 2011-33 [text above]

A Cost Benefit Analysis is presented in the backup packet for Third & Final Reading

**Second Reading of Ordinance 2011-31 "AN ORDINANCE TO AMEND THE OCONEE COUNTY ZONING ENABLING ORDINANCE, ORDINANCE 2007-18, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY, AS TO REZONE A SERIES OF PARCELS SPECIFIED HEREIN, AND TO RATIFY AND AFFIRM ALL OTHER PROVISIONS OF ORDINANCE 2007-18 NOT AMENDED OR MODIFIED HEREBY; AND OTHER MATTERS RELATING THERETO"** *(Bayshore Request)*

It is the staff's recommendation that Council take second reading and schedule the required public hearing on or after January 17, 2012.

**Second Reading of Ordinance 2011-34 "AN ORDINANCE TO AMEND THE AGREEMENT AUTHORIZED BY ORDINANCES NO. 2006-027, 2008-017, 2010-04, 2010-34, 2010-32, 2011-09, 2011-15 RELATING TO THE INDUSTRIAL/BUSINESS PARK OF OCONEE AND PICKENS COUNTIES SO AS TO ENLARGE THE PARK"**

11. **Discussion & Possible Action Items** *(5 min. per Action Item)*

**Local ATAX / \$2,000.00 / Upcountry Brochure Service / "Camping in Oconee County"**

Upcountry Brochure Service has over 50 brochure racks in South Carolina and over 50 in Northeast Georgia. As the company places new racks, the brochures currently in contract also are added to that rack, so as the company grows, the brochure distribution grows as well. The racks are placed in hotels, tourist attractions, restaurants, etc. Upcountry Brochure service will keep the brochure racks stocked in all the service locations.

It is the staff's recommendation that Council approval of an expenditure of \$2,000.00 to display the "Camping in Oconee County" brochure through Upcountry Brochure Service to all their SC and GA locations.

**ITB 11-14 / 2013 Roll Off Truck w/ Hoist & Tarp System / Solid Waste / \$141,449.00**

This equipment will replace a 1994 Ford LXT 9000 roll-off, which will be sold on GovDeals. On November 1, 2011, formal sealed bids were opened. We received ten (10) bids, with Nu-Life Environmental, Inc., of Easley, SC submitting the lowest bid of \$141,449.00.

It is the staff's recommendation that Council approve the purchase of a 2013 Roll Off Truck w/ Hoist and Tarp System, to Nu-Life Environmental of Easley, SC, in the amount of \$141,449.00, per ITB 11-14.

12. **Board & Commission Appointments**

13. **Commission / Board Reports to Council** *(per minute maximum)* *None scheduled for this meeting.*

14. **Council Committee Reports**

- Planning & Economic Development Committee / Mr. Corbell

15. **Administrator Report**

16. **Old Business**

17. **New Business**

18. **Executive Session** *[for the purpose of receiving legal advise regarding a contractual matter]*

- Vote / Action on matters discussed in Executive Session [if required]

19. **Adjourn**

*[This agenda is not inclusive of all issues which Council may bring up for discussion at this meeting.]*

Assisted Listening Devices (ALD) are available to accommodate the special needs of citizens attending meetings held in Council Chambers.

ALD requests should be made to the Clerk to Council at least 30 minutes prior to the meeting start time.

Oconee County Council & Committee meeting schedules and agendas are posted at the Oconee County Administrator Building and are available on the County Council Website [www.oconee.org/council.html](http://www.oconee.org/council.html)

[All upcoming meetings will be held in Council Chambers unless otherwise noted]